

Mayor
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Ed Martin
John Murray



Community
Development
Department
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Staff Report

Item # _____

To: Lemoore City Council
From: Holly Smyth, Chief Planner
Date: January 9, 2006
Subject: Vacation portions of Semas Avenue and Pedersen Street alignments

Discussion:

A Parcel Map was submitted for the approximately 956 acres of property west of State Highway 41. The map includes a new alignment for Semas Avenue and a slight change in alignment for Pedersen Street which requires abandonment of portions of the current right of way alignment of the street as shown on the attached map.

The realignment of Semas Avenue and the modification to the curve in Pedersen Street were requested by staff in order to avoid future conflicts in street design and to minimize future traffic signals along Bush Street. Irrevocable offers of dedication will also be given along the new Semas Avenue alignment north of Bush Street with the Parcel Map to serve future driveways to the commercial and residential uses. No improvements exist in the current Semas Avenue alignment and some improvements exist in Pedersen Street and new alignments are proposed for dedication to not affect any infrastructure.

In order to initiate the street abandonment process, the Council needs to pass a "Resolution of Intent" and set a public hearing date and ask the Planning Commission to make a determination that the proposed street abandonment is in compliance with the Lemoore General Plan. After such finding is made by the Commission, the Council will hold a public hearing and pass a Resolution to abandon the stated portions of Semas Avenue and Pedersen Street rights of way which will only be recorded concurrently with the Parcel Map which will then give the proper alignments for the two roads.

The General Plan compliance will be discussed at the February 13, 2006 Planning Commission meeting.

Budget Impact:

None.

Recommendation:

The Council should pass the attached Resolution of Intent, which sets a public hearing date for February 21, 2006 and discusses the intent to vacate approximately 500-600' long portion of Semas Avenue, south of Bush Street and a portion of Pedersen Street curve alignment and refer it to the Planning Commission for a determination of compliance with the Lemoore General Plan.

RECORDING REQUESTED BY:

**City Clerk
City of Lemoore
119 Fox Street
Lemoore, CA 93245**

Per Government Code 6103 – No Fee

**RESOLUTION NO. 2006-01
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMOORE DECLARING ITS
INTENTION TO ABANDON PORTIONS OF SEMAS AVENUE AND PEDERSEN STREET**

At a Regular Meeting of the City Council of the City of Lemoore duly called and held on January 17, 2006, at 7:30 p.m. on said day, it was moved by Councilmember _____, seconded by Councilmember _____ and carried that the following Resolution be adopted:

WHEREAS, Semas Farming LLC and Mardell B. Pedersen living trust owners of property for new alignments for Semas Avenue and Pedersen have filed a petition to abandon a portion of the current right of way alignment of the street; and

WHEREAS, the realignments of Semas Avenue and Pedersen Streets was requested by staff to avoid future conflicts in street design and to minimize future traffic signals along Bush Street; and

WHEREAS, the City desires to initiate proceedings to abandon approximately 500-600 foot long portion of Semas Avenue, south of Bush Street and a small portion of Pedersen Street; and

WHEREAS, the City has analyzed and examined the proposed abandonment and preliminarily finds that the proposed abandonments would not be detrimental to the public, health, safety and welfare as the street nor any improvements; and

WHEREAS, the City Council of the City of Lemoore desires to initiate abandonment proceedings under Chapter 3 of Division 9 of the Streets and Highway Code commencing with Section 8320 et. seq.; and

WHEREAS, the area proposed to be abandoned is shown on Exhibit "A" attached.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Lemoore as follows:

1. The intent to vacate portions of Semas Avenue and Pedersen Street are hereby submitted to the Planning Commission to determine conformity with the Lemoore General Plan in accordance with Government Code Section 65402.
2. February 21, 2006, at 7:30 p.m. is hereby fixed as the time of public hearing before the City Council for all persons interested in the proposed vacations.

3. The City Clerk is directed to notify, in the manner prescribed by law, all affected persons of the proposed vacation and of the hearing thereon.
4. The City Clerk is directed to publish or post notice in the manner prescribed by law.

Passed and adopted at a Regular Meeting of the City Council of the City of Lemoore held on the 17th day of January, 2006 by the following vote:

AYES:
NOES:
ABSTAINING:
ABSENT:

APPROVED:

Thomas E. Buford, Mayor

ATTEST:

Nanci C.O. Lima, City Clerk

CERTIFICATE

STATE OF CALIFORNIA)
COUNTY OF KINGS) ss.
CITY OF LEMOORE)

I, Nanci C.O. Lima, City Clerk of the City of Lemoore, do hereby certify the foregoing Resolution of the City Council of the City of Lemoore was duly passed and adopted at a Regular Meeting of the City Council held on January 17, 2006.

DATED: January 18, 2006

Nanci C.O. Lima, City Clerk